

Offers In Excess Of
£350,000

11 Fairfax Way, March, PE15 9HP



To arrange a viewing call us now on 01354 701000

Located in a POPULAR AREA this family home has GENEROUS PROPORTIONS. Accommodation comprises lounge with double doors to dining room, CONSERVATORY, kitchen/breakfast room, UTILITY & WC, four good size bedrooms and FOUR PIECE FAMILY BATHROOM. Outside there is parking and garage plus enclosed SOUTH FACING GARDEN. EPC C

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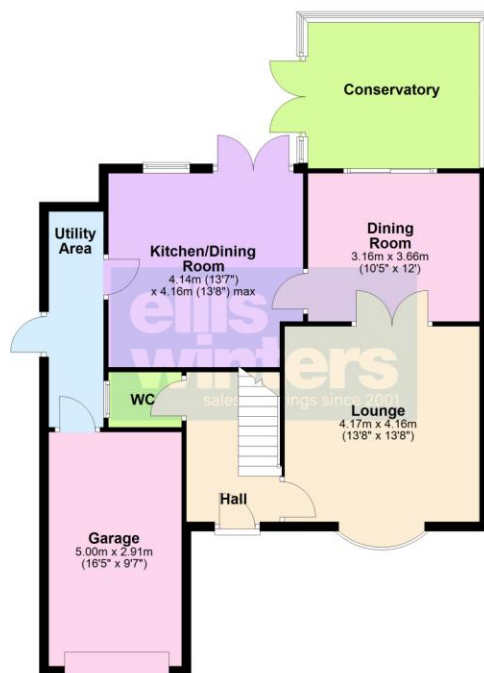
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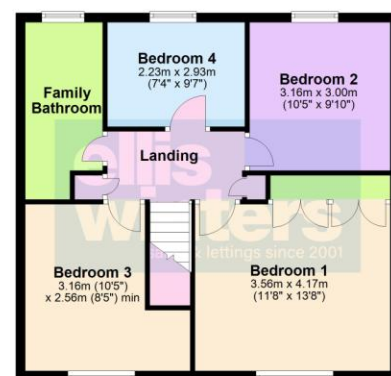
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Ground Floor



First Floor



Ground Floor

Hall

Radiator, stairs to first floor and landing with cupboard under.

WC

Fully tiled and fitted with WC and wash hand basin, radiator.

Lounge

4.17m (13'8") x 4.16m (13'8")

Bow window to front, radiator, double doors to:

Dining Room

3.66m (12') x 3.16m (10'5")

Radiator, patio doors to:

Conservatory

Glazed construction with electric heater, double doors to garden.

Kitchen/Dining Room

4.16m (13'8") max x 4.14m (13'7")

Fitted with wall and base units with breakfast bar, electric range style cooker, plumbing for washing machine and dishwasher, one and half bowl sink unit with mixer tap, window to rear, radiator, double doors to garden, door to:

Utility Area

Door to side and door to garage.

First Floor & Landing

Storage cupboard, airing cupboard, radiator, access to loft with ladder, part boarded.

Bedroom 1

4.17m (13'8") x 3.56m (11'8")

Window to front, radiator, two double door wardrobes.

Bedroom 2

3.16m (10'5") x 3.00m (9'10")

Window to rear, radiator.

Bedroom 3

3.16m (10'5") x 2.56m (8'5") min

Window to front, radiator.

Bedroom 4

2.93m (9'7") x 2.23m (7'4")

Window to rear, radiator.

Family Bathroom

Fitted with a four piece suite comprising shower cubicle, bath, wash hand basin and WC, window to rear, radiator.

Outside

There is double width driveway providing off road parking and leading to the GARAGE 5m x 2.91m and fitted with light and power, up and over door and gas fired boiler. The rear garden is laid to decking and lawn with flower borders and outside water supply.

Freehold

Council tax band D

Ellis Winters has not tested any apparatus, equipment fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Floor plans are for representational purposes only and are not to scale.